

**Mobile Home Rent Commission**  
**Action Minutes (not approved)**  
**June 20, 2002**

7:34 pm      Chairman Dillmann calls the meeting to order.

Public Comment Period

Commissioner Moore commented that the Mobile Home Park Conversion issue had been with staff for a prolonged period and that he would like to see it agendaized at the next meeting.

Consent Calendar

On a motion by Commissioner Pinion, seconded by Commissioner Moore, action minutes for the November 29 meeting were approved as written.

Other Business

Mobile Home Fund Balance

Pinion:            The \$55,000 housing loan to the Commission is for the legal defense of the current law suit. Wasn't that settled?

Staff:            In one court, yes. But it was immediately filed in another. Federal to State or State to Federal, I can't remember which.

Moore:            What was the revenue from the parks for the last year?

Staff:            In preparing this report, Finance noted that they had not billed the parks this year.

Moore:            One of the reasons for this review is that Finance has forgotten in the past.

Pinion:            Are the parks charging the residents?

Moore:            I think not, but am not sure. I will check my bill.

Pinion:            Is the Redevelopment Agency charging interest on the loan to the Commission fund?

Staff:            I don't think so. This is a transfer from one fund to another, not a loan.

Moore:            I am concerned that billing now for this year, and in two months for next year, is almost a double billing for the residents and park owners. I think we would like to know what the City is planning to do about the situation. I would like this re-agendaized for the next meeting using the format that has been used in the past. I would like to see it as a regular item of the third quarter (1<sup>st</sup> quarter of the fiscal year).

Dillmann:        It will be on the next agenda... with an update on Finance actions on the matter.

Mobile Homes as Affordable Housing

Dillmann:        Morgan Hill is not meeting its housing needs, especially affordable housing. There is a big push on. It could result in possible impacts to conversion of mobile home parks.

Moore:            Mobile homes are a form of affordable housing. Preserving it as such was one of the reasons for establishing the mobile home ordinance.

Dillmann:        Maybe they should be recognized as such in reconsidering Measure P (Residential Control Ordinance). Are they included when the City counts its affordable housing base?

Staff:            I don't believe so, but I would have to review report requirements.

Dillmann: Should it be included in affordable housing counts?

Staff: Possibly, I would have to check report definitions.

**(Correction: For reporting purposes, “affordable housing” must be restricted to ensure occupancy by income qualifying people at rents meeting “affordable” definitions. While mobile homes and apartments attract many people who could qualify, they may also be occupied by people with larger incomes. By definition, therefore, they are not exclusively “affordable”.)**

Moore: Does the City count losses as well as gains in its affordable housing counts?

Staff: Yes

Dillmann: Mobile homes traditionally have been among the most affordable housing around.

#### Next Regular Meeting

Pinion: When do the new Commissioner terms become official?

Staff: July 1

Pinion: Might be good to hold the next meeting soon after the appointments.

Moore: I would like to see a regularly scheduled quarterly date.

Pinion: With new Commissioners, you might want to allow them to set dates after the first meeting.

Dillmann: Next meeting tentatively the 3<sup>rd</sup> Thursday in August. New Commissioners can recommend preferred times for subsequent meetings and nominate agenda topics. Mark, would you present the ordinance history as part of the next agenda?

Moore: Yes

Dillmann adjourns meeting at 8:05 pm.